LOT 11 BLOCK C BELLAIRE S/D.

384-305, 754-1299, 808-1347,

TAYLOR EDWARD M/TAYLOR DONITA L
469 SE TRIBBLE ST
LAKE CITY, FL 32025-0115

2026

34-3S-17-06999-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

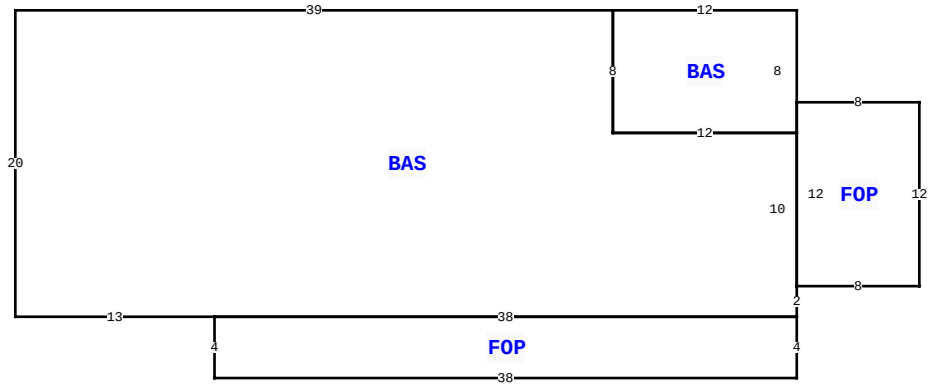
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	96	100		96	12,372
BAS	924	100		924	119,085
FOP	96	30		29	3,738
FOP	152	30		46	5,928
TOTALS	1,268			1,095	141,124

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,095	125.6100	143.20	156,804	1977	2015	0	0	0	10.00	90.00

1 SINGLE FAM 100% - 2019 Heated Area: 1020 HX Base Yr 2019



469 SE TRIBBLE ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		141,124
TOTAL MARKET OB/XF VALUE		530
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		160,154
SOH/AGL Deduction		52,474
ASSESSED VALUE		107,680
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		56,269
TOTAL JUST VALUE		160,154
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		159,211

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044931	Solar Power Syste	57,446	07/11/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1364/0581	7/03/2018	WD	Q	I	01	115,000
GRANTOR: ANTHONY LYNN INVESTME						
GRANTEE: EDWARD M & DONITA L						
1354/2051	3/05/2018	TD	U	I	18	35,000
GRANTOR: CLERK OF COURT						
GRANTEE: ANTHONY LYNN INVEST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W39 S20 E13 FOP= S4 E38N4 W38$ E38 N2 FOP= E8 N12 W8S12$ N10 BAS= N8 W12 S8 E12$ W12 N8$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	180	
2	0294	SHED WOOD/	0	100	12	12	1.00	UT	0.00	0.00	100	0	0	3	100	150	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 530

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 01/23/2017 BY DF Total Acres: 0.27 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 05/12/2026 BY SYS